

December 12, 2022

Dear Adjacent Property Owner:

RE: Sterling Ranch East Preliminary Plan 1

This letter is being sent to you because Classic SRJ Land, LLC is proposing a land use project in El Paso County at the referenced location below. This information is being provided to you in conjunction with a submittal to El Paso County.

Please note that the County land use submittal process now includes an electronic submittal. All files associated with this application can be viewed on-line at <https://www.epcdevplanreview.com>

Prior to any public hearing on this proposal a notification of the time and place of the public hearing will be sent to the adjacent property owners by the El Paso County Planning Department. At that time, you will be given the El Paso County contact information, the file number and an opportunity to respond either for, against, or expressing no opinion in writing or in person at the public hearing for this proposal.

Please direct any questions on the proposal to Andrea Barlow at 719-471-0073 or abarlow@nescolorado.com. Alternatively, you can contact the El Paso County project planner, Kari Parsons, at 719- 520-6306 or kariparsons@elpasoco.com.

Sincerely,

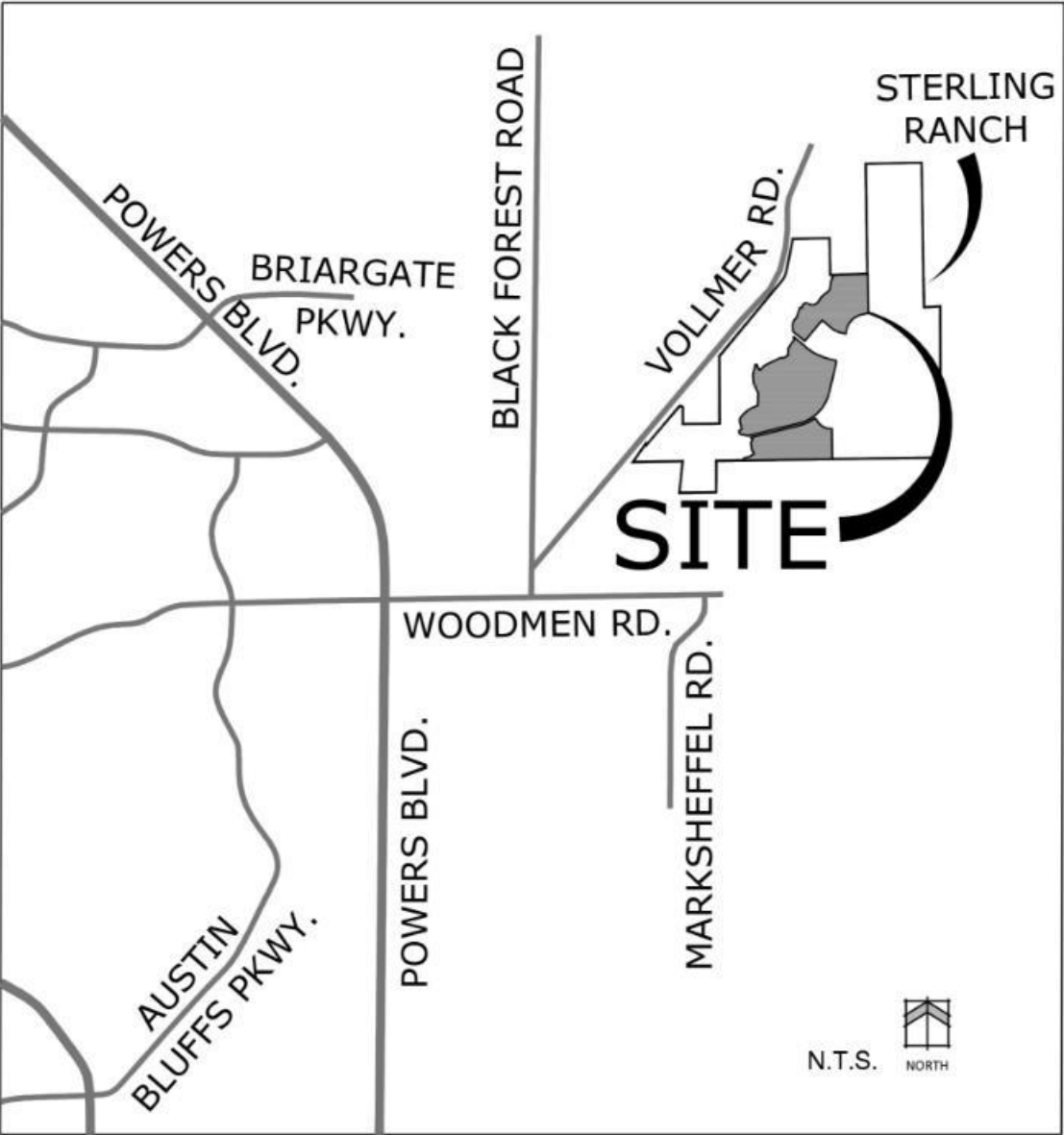


Andrea Barlow, AICP
Principal

See reverse side for vicinity map.

Location	East of Vollmer Road
Existing Zoning	RR-5
Proposed Facilities, Structures, Roads, etc.	761 single-family detached lots, tracts, and rights-of-way
Vicinity Map	Attached

VICINITY MAP



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 Street and Apt. N: 20 BOULDER CRESCENT ST STE 100
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 Street and Apt. N: 8450 MOHAWK RD
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Sent To EVANS PROPERTY TRUST
 Street and Apt. No. 8440 MUSTANG PL
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4/2